

37 Ferrier Parade, Clemton Park, NSW 2206

Raine&Horne.

House For Sale

Tuesday, 26 March 2024

37 Ferrier Parade, Clemton Park, NSW 2206

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 518 m2

Type: House



Sam Epsimos
0402373274



Michela Di Pasquale
0416041551

Auction Price Guide \$1,400,000

Nestled within a peaceful pocket of Clemton Park, this wonderful double brick residence has been lovingly maintained and cherished by the same family for over 40 years, and now presents an exciting opportunity for the next family to create everlasting memories. It's perfectly comfortable as is, while offering enormous potential to add personal touches and extra value or completely transform and capitalise on a 518sqm level block (STCA). The single level layout presents generous living and sleeping zones that ensure comfort and privacy, along with inviting outdoor spaces including a large backyard with ample space for a sleek contemporary extension or a sun drenched swimming pool (STCA). The property is conveniently situated within walking distance of Clemton Park Public Schools, while only minutes away from Clemton Park Shopping Village.

- Comfortable lounge room with fireplace adjoins the central dining room
- Covered patio enjoys level access to backyard and sun drenched garden
- Beautifully maintained interiors with high ceilings and easycare flooring
- Neatly presented kitchen with stainless appliances and tiled splashback
- Three good sized bedrooms includes generous main overlooking backyard
- Two original bathrooms, main appointed with combined shower and bath

Property has solid foundation for modern renovation or extension (STCA)

- Driveway carport, pathway access to backyard, effortless street parking
- Close proximity to scenic parklands, golf courses and city transportation